

# EXHIBIT B

## CONDITIONS OF APPROVAL FOR

### CERTIFICATE OF COMPLIANCE 91-48

1. Pursuant to existing state and local laws and regulations, the applicant shall submit, in conjunction with the property described below, all necessary applications (i.e., Rezone, General Plan Amendment, Certificate of Merge, etc.) to bring the parcel size, zoning and land use designation into conformance. An application to rezone the property may include a request for a Planned Development overlay. A Planned Development application would have to be submitted together with the Rezone application.
2. Pursuant to existing state and local laws and regulations, the applicant shall submit a Tentative Subdivision Map application, in conjunction with the property described below, which includes the proposed improvements to be made to the property. The proposal shall be consistent with the provisions of the Subdivision Map Act, CEQA, Titles 16 and 17 of the El Dorado County Code, and the Design and Improvement Standards Manual.

**NOTE 1:** The submitted applications will be processed under standard procedures for evaluating all projects. Based on the merits of the proposal, an application may be approved, conditionally approved, or denied.

**NOTE 2:** The property description shown below includes both the subject parcel of this Conditional Certificate of Compliance and the eleven associated parcels.

#### PROPERTY DESCRIPTION:

The real property situated in the State of California, County of El Dorado, unincorporated area and described as follows:

The South half of the South half of the Northeast quarter of the Southeast quarter; the Southeast quarter of the Southeast quarter; the Southwest quarter of the Southeast quarter; the Southeast quarter of the Southwest quarter; the Southwest quarter of the Southwest quarter; the Northwest quarter of the Southwest quarter; the West half of the Northeast quarter of the Southwest quarter; and the Southeast quarter of the Northeast quarter of the Southwest quarter of Section 33, Township 13 North, Range 10 East, M.D.B.&M.

EXCEPTING THEREFROM that certain property described in the deed to the County of El Dorado, a political subdivision of the State of California, recorded August 5, 1966, in Book 799, Official Records of El Dorado County, at Page 186, containing 4.73 acres, more or less.

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